

PROJECT DESCRIPTION:

REPLACE WORN DECKING ON EXISTING RESIDENTIAL DOCK ON LAKE WASHINGTON WITH THRUFLOW GRATED PANELS. DURING THE REPAIR IT IS ANTICIPATED THAT SOME OF THE DOCK FRAMING MEMBERS MAY NEED TO BE REPLACED, HOWEVER NO MORE THAN 50% OF THE FRAMING WILL BE REPLACED. ALL WORK TO BE DONE IN EXISTING DOCK FOOTPRINT. SOME PILES TO BE SLEEVED (< 50%) AS SHOWN.

PROPERTY OWNER:

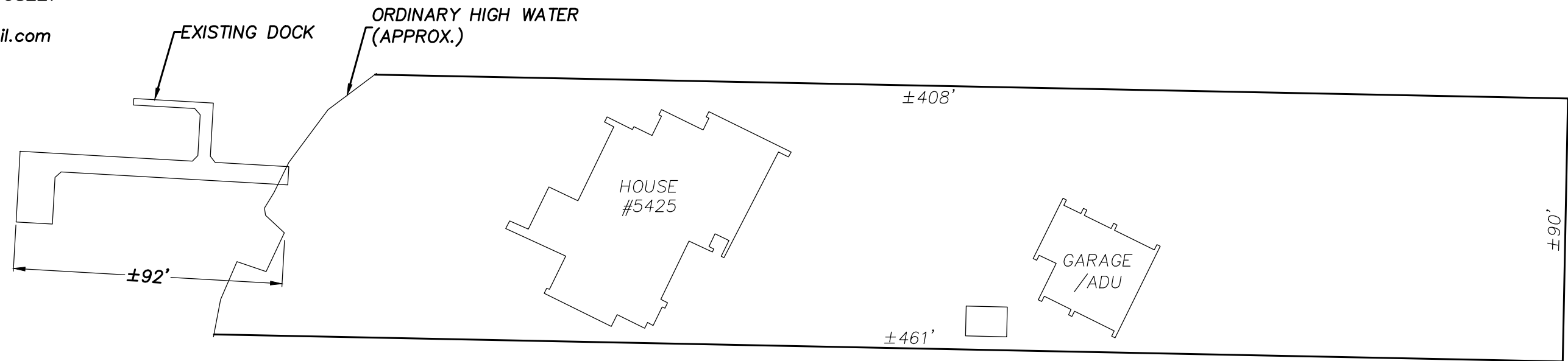
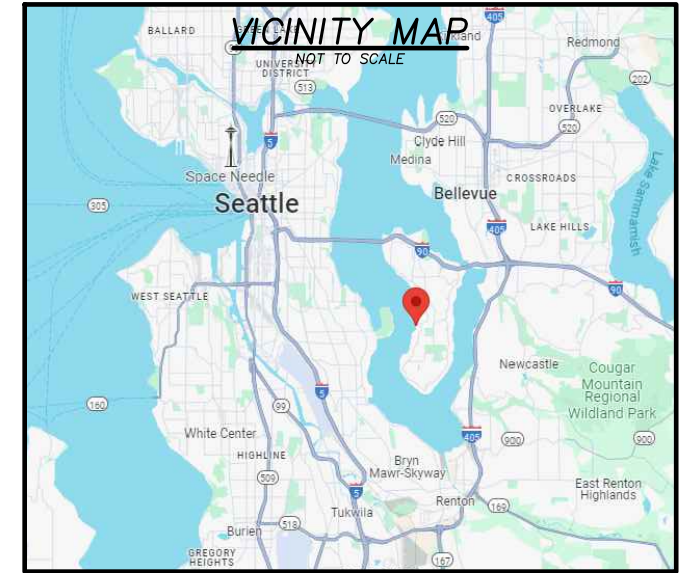
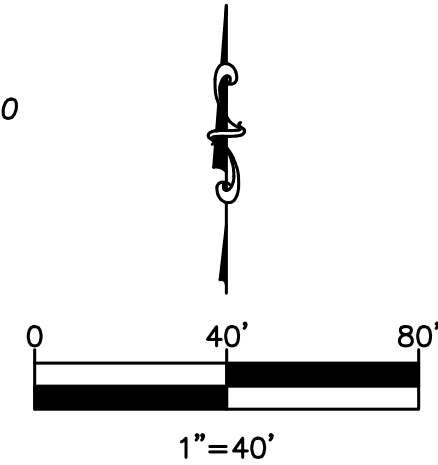
STEVE KAO
5425 W. MERCER WAY
MERCER ISLAND, WA 98040

CONTACT:

IRWIN LAND USE CONSULTING, LLC
P.O. BOX 1715
BELLINGHAM, WA 98227
(360) 410-6745
irwinlanduse@gmail.com

LEGAL DESCRIPTION:

GROVELAND PARK ADD VAC 3-4 & S 10 FT OF 2 & SH LDS ADJ & VAC ST ADJ IN BLK 22 & VAC N 40 FT OF 16 THRU 22 & VAC S 50 FT OF 9 THRU 15 & VAC ST ADJ IN BLK 2



LAKE WASHINGTON

*LOT BOUNDARIES AND BUILDING LOCATIONS PER SURVEY BY ENCOMPASS ENGINEERING AND SURVEYING DATED 2/7/2023 AND KING COUNTY ASSESSOR'S GIS DATA. DOCK DIMENSIONS, PROJECT DESCRIPTION AND WATER DEPTHS PER LAKESIDE CONSTRUCTION.



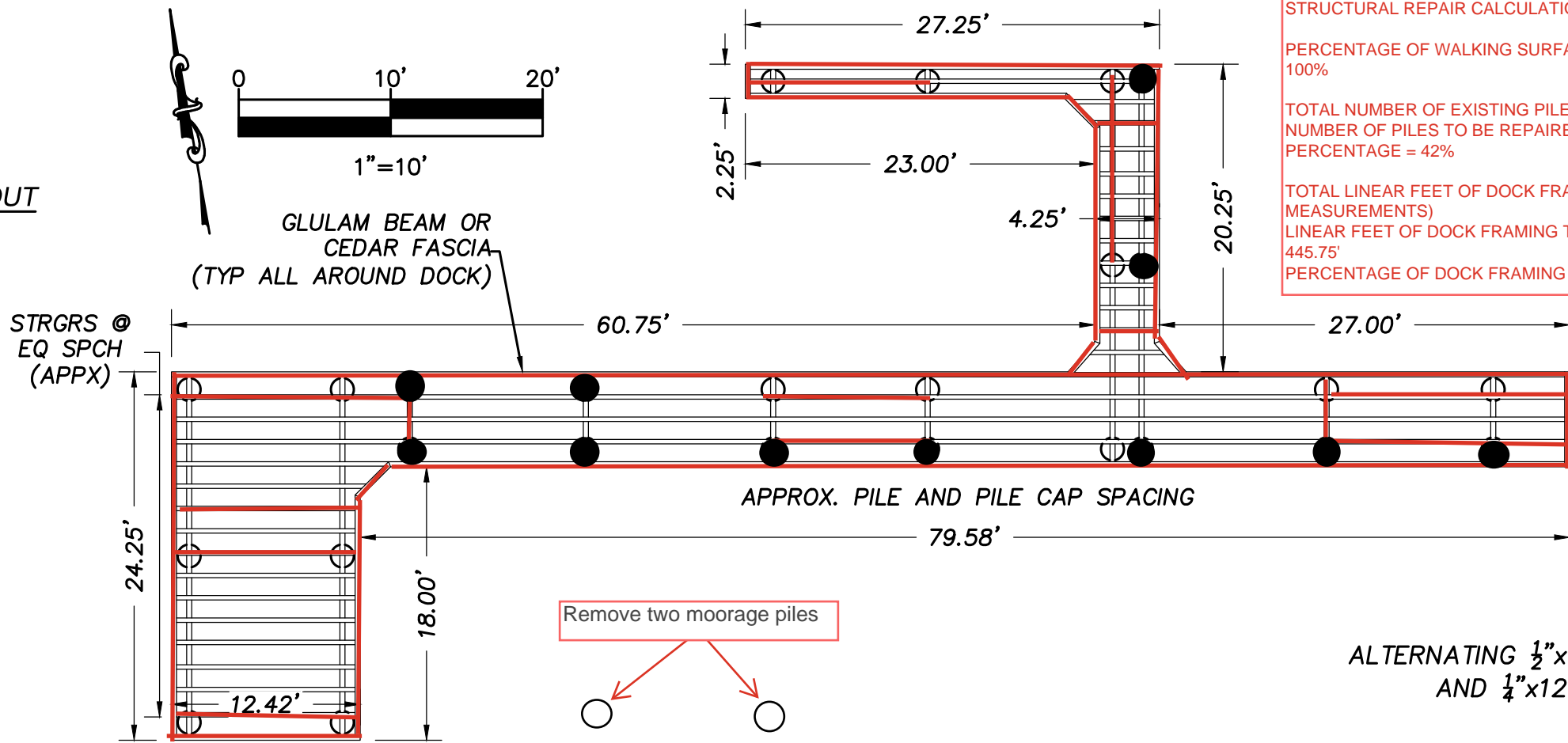
LAKESIDE CONSTRUCTION
P.O. BOX 525
ISSAQUAH, WA 98027
(206) 850-0250
sales@lakesideseattle.com

REV	DATE	BY	DESCRIPTION

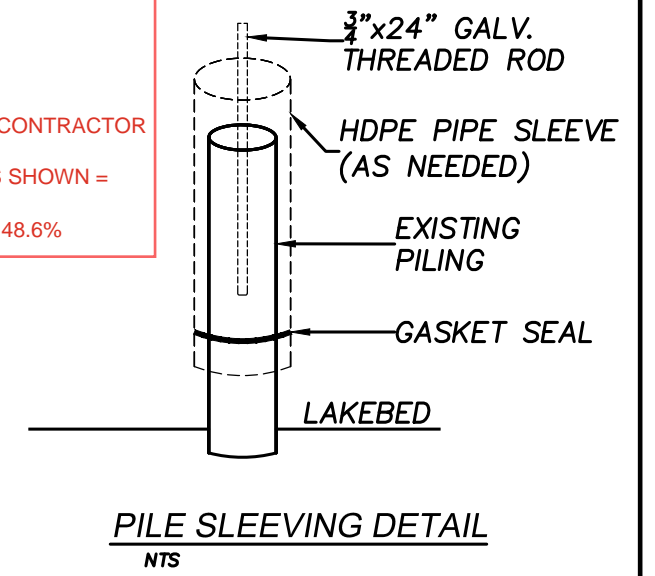
KAO
DOCK REPAIR
5425 W. MERCER WAY
MERCER ISLAND, WA 98040

PROJECT NUMBER:	2405
PARCEL NUMBER:	2948900015
ISSUE DATE:	11/18/2024

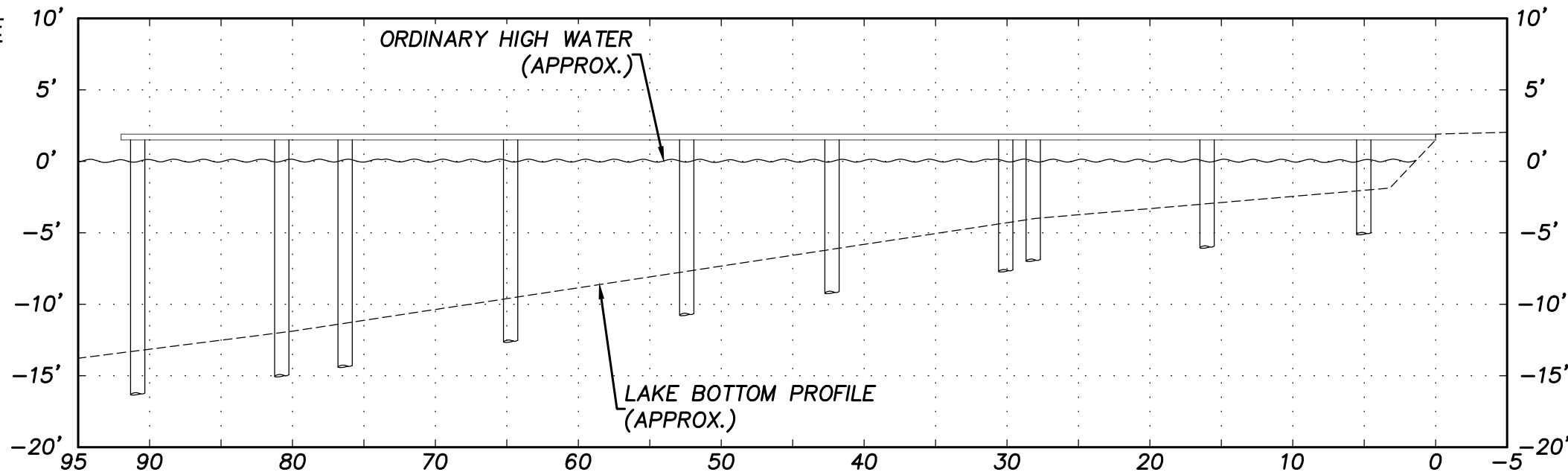
DOCK LAYOUT
SCALE: 1"=10'



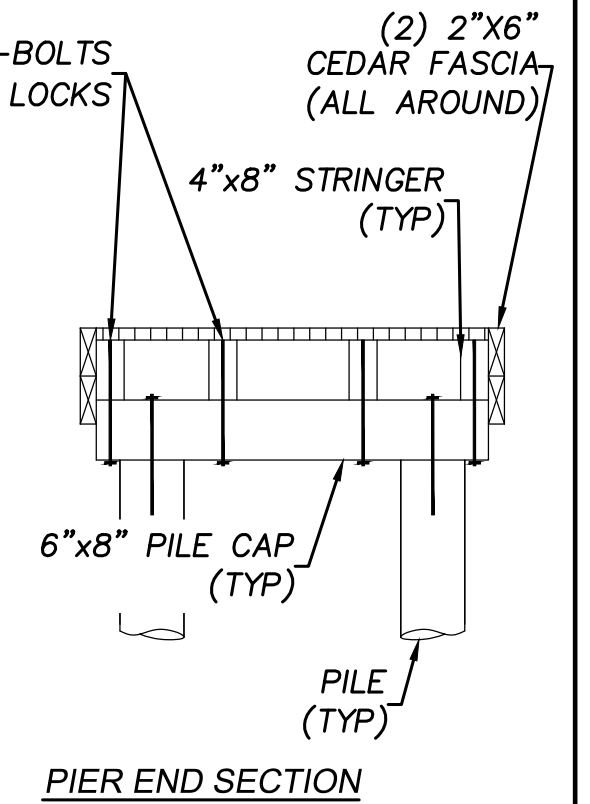
STRUCTURAL REPAIR CALCULATIONS PER MICC 19.13.050(F)(2)(ix):
 PERCENTAGE OF WALKING SURFACE/DECKING TO BE REPLACED: 100%
 TOTAL NUMBER OF EXISTING PILES: 26
 NUMBER OF PILES TO BE REPAIRED/SLEEVED: 11
 PERCENTAGE = 42%
 TOTAL LINEAR FEET OF DOCK FRAMING = 916.5' (PER CONTRACTOR MEASUREMENTS)
 LINEAR FEET OF DOCK FRAMING TO BE REPLACED AS SHOWN = 445.75'
 PERCENTAGE OF DOCK FRAMING TO BE REPLACED = 48.6%



DOCK PROFILE
SCALE: 1"=10'



ALTERNATING 1/2"x16" GALV. THRU-BOLTS AND 1/4"x12" EPOXY TIMBER LOCKS



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